

151.0

0004

0005.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONTotal Card / Total Parcel
783,500 / 783,500

APPRaised:

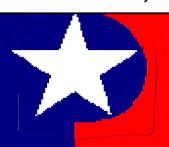
783,500 / 783,500

USE VALUE:

783,500 / 783,500

ASSESSED:

783,500 / 783,500


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
22		BUENA VISTA RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: FOX PATRICIA E &	
Owner 2: LETOURNEAU LINDA R	
Owner 3:	

Street 1: 22 BUENA VISTA ROAD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: FOX PATRICIA E -

Owner 2: LETOURNEAU LINDA R -

Street 1: 22 BUENA VISTA ROAD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains 5,472 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1925, having primarily Vinyl Exterior and 1494 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5472		Sq. Ft.	Site		0	80.	1.07	9									467,326						467,300	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	5472.000	316,200		467,300	783,500		100385
							GIS Ref
							GIS Ref
							Insp Date
							04/28/18

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
783,500 / 783,500
USE VALUE:
783,500 / 783,500
ASSESSED:
783,500 / 783,500!11877!
PRINTDate Time
12/11/20 02:00:31
LAST REV
Date Time
05/14/18 08:22:09
apro11877
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	316,100	0	5,472.	467,300	783,400	783,400	Year End Roll	12/18/2019
2019	101	FV	242,500	0	5,472.	438,100	680,600	680,600	Year End Roll	1/3/2019
2018	101	FV	254,200	0	5,472.	362,200	616,400	616,400	Year End Roll	12/20/2017
2017	101	FV	254,200	0	5,472.	333,000	587,200	587,200	Year End Roll	1/3/2017
2016	101	FV	254,200	0	5,472.	303,800	558,000	558,000	Year End	1/4/2016
2015	101	FV	240,600	0	5,472.	297,900	538,500	538,500	Year End Roll	12/11/2014
2014	101	FV	240,600	0	5,472.	276,900	517,500	517,500	Year End Roll	12/16/2013
2013	101	FV	240,600	0	5,472.	263,500	504,100	504,100		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FOX PATRICIA E,	62998-187		11/29/2013	Convenience		1	No	No	
JOHNSTON JENN	30465-197		7/27/1999		322,000	No	No		
STAROBIN BRADLE	24825-146		8/31/1994		215,375	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/6/2013	1779	Re-Roof	18,945	C				
10/19/1992	523		11,000					MUDROOM AND DECK

ACTIVITY INFORMATION

Date	Result	By	Name
4/28/2018	Inspected	PH	Patrick H
4/14/2018	MEAS&NOTICE	HS	Hanne S
2/6/2014	Info Fm Prmt	EMK	Ellen K
11/3/2008	Meas/Inspect	163	PATRIOT
4/12/2000	Inspected	276	PATRIOT
12/7/1999	Mailer Sent		
11/18/1999	Measured	263	PATRIOT
9/1/1991		PM	Peter M
Sign:	VERIFICATION OF VISIT NOT DATA		

